CITY OF **VANCOUVER**

ADMINISTRATIVE REPORT

Date: Oct. 2, 2006
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Meeting Date: October 17, 2006

TO: Vancouver City Council

FROM: Director of Non-Market Operations, Community Services Group (CSG)

SUBJECT: Establishment of 3 regular full time staff positions at Granville Residence

RECOMMENDATION

THAT Council approve the creation of one regular full-time Residence Manager II position and 2 regular full-time Residence Attendant positions at Granville Residence at an estimated cost of $179,000 including benefits, subject to classification by Human Resources. All costs associated with the operation of the Granville Residence are fully recovered by revenues received from tenant rents. There will be no net cost to the City related to the creation of these positions.

GENERAL MANAGER'S COMMENTS

The General Manager of Community Services supports this recommendation.

COUNCIL POLICY

The establishment of full time positions requires Council approval.

PURPOSE

The purpose of this report is to request Council's approval to establish three new regular full time positions at the Granville Residence, operated by the City of Vancouver's Non-Market Operations.

BACKGROUND

On February 12, 2004, the City took possession of the Granville Hotel at 1261 Granville which was approved for purchase by Council on December 9, 2003.   To meet the objective of providing low-income housing to the Downtown South (DTS) renovations were undertaken to provide 82 small single room units and 1 two room unit which include a shower, toilet, sink, kitchen counter, small fridge and cook-top. Occupancy began in August, 2005.

DISCUSSION

The building (now called Granville Residence) is operated by the City's Non-Market Operations (NMO) Division as part of its portfolio of 10 directly managed residences for people requiring stable, clean, safe, affordable housing. Currently the residence has full occupancy. Eligibility criteria includes: Vancouver residency; 19 years and over age eligibility; low-income. Many of the tenants are socially marginalized experiencing substance addictions and/or physical/mental health illnesses. Tenants have been admitted directly from existing private, unaffordable SRO hotels within the community, from the streets and from referring agencies. The rent is $325 per month, the current rent allowance provided by the Ministry of Employment and Income Assistance (MEIA). The tenants are typically clients of the MEIA or pensioners. The residence provides the tenants the opportunity to have stable and safe housing with the amenities that come with living in a self contained unit.

Non-Market Operations is in partnership with Vancouver Costal Health (VCH) providing 15 units which are assigned to VCH clients who have substance addictions and are living with HIV/Aids. The partnership provides a program of support (half time support worker) who assists VCH tenants in transition from inadequate housing to the residence and management of their health related issues.

The staffing model supports a supervision, which provides for monitoring the safe operations of the building, effectively supporting tenants and managing conduct of a hard to house tenant population.

FINANCIAL IMPLICATIONS

The cost for three positions at Granville Residence is $179,000, including benefits/vacation/relief replacement, and is fully funded by revenues received from the monthly tenant rents. There will be no net cost to the City related to the creation of these positions.

PERSONNEL IMPLICATIONS

Establishing the positions will provide Granville Residence with one Residence Manager and 2 Residence Attendants. The new positions will be posted as per collective agreement once the positions are approved.

CONCLUSION

Establishing the new positions at Granville Residence will ensure that the residence has the required regular staffing support to continue providing safe, clean, stable, affordable housing for the hard to house population in the DTS.

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